

APN #: N/A (unpatented mining claims)

Recorded at the request of, and
When recorded, return to:

Clover Nevada II LLC
c/o Elko Mining Group LLC
230 South Rock Boulevard, Suite 30
Reno, Nevada 89502

Mail Tax Statement To:

N/A (unpatented mining claims)

DOC# 232251
11/28/2016 03:23PM
Official Record
Requested By
PARR BROWN GEE AND LOVELESS
Eureka County - NV
Lisa Hoehne - Recorder
Page: 1 of 5 Fee: \$18.00
Recorded By CH RPTT: \$0.00
Book- 0597 Page- 0343



0232251

Space above for County Recorder's Use

Affirmation Statement: The undersigned affirms that this document does not contain any social security numbers or other personal information of any person.

DEED

This Deed ("Deed") is made effective as of November 23, 2016 (the "Effective Date"), by and between CLOVER NEVADA LLC, a Nevada limited liability company ("Grantor"), and CLOVER NEVADA II LLC, a Nevada limited liability company ("Grantee").

Recitals

- A. Grantor owns the unpatented mining claims described in Exhibit "A" to this Deed and by reference made a part hereof (collectively, the "Claims"). The Claims are located in Eureka County, Nevada.
- B. Grantor has agreed to convey to Grantee all of its right, title and interest in and to the Claims and desires to execute this Deed with respect to the Claims.

Conveyance

For good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Grantor grants, bargains, sells and conveys to Grantee, all of Grantor's right, title and interest in and to the Claims, including all of the lodes, ledges, veins and mineral-bearing rock, both known and unknown, intralimital and extralateral lying within or extending beyond the boundaries of the Claims, and all dips, spurs and angles, and all the ores, mineral bearing-quartz, rock and earth or other mineral deposits therein or thereon, and all singular tenements, hereditaments, appurtenances, fixtures, buildings and improvements thereon or thereunto belonging to or otherwise appertaining.

To have and to hold unto Grantee, its successors and assigns forever.

Grantor makes no representations or warranties to Grantee with respect to the Claims or the Grantor's interest therein. This conveyance is subject to the paramount title of the United States of America in and to the Claims.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed by its duly authorized representative on the date indicated in the acknowledgement below, but effective as of the Effective Date.

Grantor:

CLOVER NEVADA LLC, a Nevada limited liability company

By: 

Name: Richard Wells


Title: Authorized Signatory

PROVINCE OF ONTARIO)

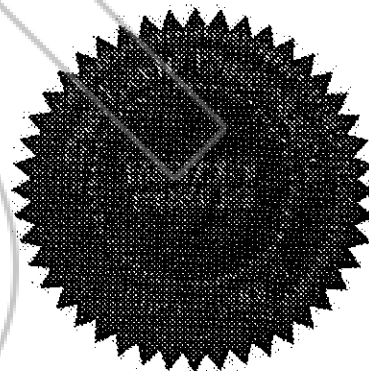
) ss.

CITY OF TORONTO)

On this 23 day of November, 2016, personally appeared before me, a Notary Public, Richard Wells, the Authorized Signatory of CLOVER NEVADA LLC, a Nevada limited liability company, who acknowledged that he or she executed the above instrument on behalf of said entity.


NOTARY PUBLIC, residing at Toronto, Ontario

My commission expires: N/A



232251

Book: 597 11/28/2016
Page: 344 2 of 5

Exhibit "A"

Claims

Eureka County, Nevada

	Claim Name	BLM Serial Number
1	NM 1	NMC 914274
2	NM 2	NMC 914275
3	NM 3	NMC 914276
4	NM 4	NMC 914277
5	NM 5	NMC 914278
6	NM 6	NMC 914279
7	NM 7	NMC 914280
8	NM 8	NMC 914281
9	NM 9	NMC 914282
10	NM 10	NMC 914283
11	NM 11	NMC 914284
12	NM 12	NMC 914285
13	NM 13	NMC 914286
14	NM 14	NMC 914287
15	NM 15	NMC 914288
16	NM 16	NMC 914289
17	NM 17	NMC 914290
18	NM 18	NMC 914291
19	NM 19	NMC 914292
20	NM 20	NMC 914293
21	NM 21	NMC 914294
22	NM 22	NMC 914295
23	NM 23	NMC 914296
24	NM 24	NMC 914297
25	NM 25	NMC 914298
26	NM 26	NMC 914299
27	NM 27	NMC 914300
28	NM 28	NMC 914301
29	NM 29	NMC 914302
30	NM 30	NMC 914303
31	NM 31	NMC 914304
32	NM 32	NMC 914305
33	NM 33	NMC 914306
34	NM 34	NMC 914307
35	NM 35	NMC 914308
36	NM 36	NMC 914309
37	NM 37	NMC 914310



232251

Book: 597 11/28/2016
Page: 345 3 of 5

38	NM 38	NMC 914311
39	NM 39	NMC 914312
40	NM 40	NMC 914313
41	NM 41	NMC 914314
42	NM 42	NMC 914315
43	NM 43	NMC 914316
44	NM 44	NMC 914317
45	NM 45	NMC 914318
46	NM 46	NMC 914319
47	NM 47	NMC 914320
48	NM 48	NMC 914321
49	NM 49	NMC 914322
50	NM 50	NMC 914323
51	NM 51	NMC 914324
52	NM 52	NMC 914325
53	NM 53	NMC 914326
54	NM 54	NMC 914327
55	NM 55	NMC 914328
56	NM 56	NMC 914329
57	NM 57	NMC 914330
58	NM 58	NMC 914331
59	NM 59	NMC 914332
60	NM 60	NMC 914333
61	NM 61	NMC 914334
62	NM 62	NMC 914335
63	NM 63	NMC 914336
64	NM 64	NMC 914337
65	NM 65	NMC 914338
66	NM 66	NMC 914339
67	NM 67	NMC 914340
68	NM 68	NMC 914341
69	NM 69	NMC 914342
70	NM 70	NMC 914343
71	NM 71	NMC 914344
72	NM 72	NMC 914345
73	NM 73	NMC 914346
74	NM 74	NMC 914347
75	NM 75	NMC 914348
76	NM 76	NMC 914349
77	NM 77	NMC 914350
78	NM 78	NMC 914351
79	NM 79	NMC 914352
80	NM 80	NMC 914353



232251

Book: 597 11/28/2016
Page: 346 4 of 5

81	NM 81	NMC 914354
82	NM 82	NMC 914355
83	NM 83	NMC 914356
84	NM 84	NMC 914357
85	NM 85	NMC 914358
86	NM 86	NMC 914359
87	NM 87	NMC 914360
88	NM 88	NMC 914361
89	NM 89	NMC 914362
90	NM 90	NMC 914363
91	NM 91	NMC 914364
92	NM 92	NMC 914365
93	NM 93	NMC 914366
94	NM 94	NMC 914367
95	NM 95	NMC 914368
96	NM 96	NMC 914369



232251

Book: 597 11/28/2016
Page: 347 5 of 5

STATE OF NEVADA
DECLARATION OF VALUE

DOC# DV-232251

11/28/2016

03:23PM

Official Record

Requested By

PARR BROWN GEE AND LOVELESS

Eureka County - NV

Lisa Hoehne - Recorder

Page: 1 of 1

Fee: \$18.00

Recorded By CH

PRTT: \$0.00

1. Assessor Parcel Number (s)

a) N/A (unpatented mining claims)

b) _____

c) _____

d) _____

2. Type of Property:

a) ☐

Vacant Land

b) ☐

Single Fam Res.

c) ☐

Condo/Twnhse

d) ☐

2-4 Plex

e) ☐

Apt. Bldg.

f) ☐

Comm'l/Ind'l

g) ☐

Agricultural

h) ☐

Mobile Home

i) ☒

Other

FOR RECORDERS OPTIONAL USE ONLY

Notes: _____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section: 8

b. Explain Reason for Exemption: _____

Unpatented mining claims

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature _____

Capacity Attorney for Grantor

Signature _____

Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Clover Nevada LLC

Address: 230 South Rock Blvd., Ste. 30

City: Reno

State: NV Zip: 89502

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Clover Nevada II LLC

Address: 230 South Rock Blvd., Ste. 30

City: Reno

State: NV Zip: 89502

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Parr Brown Gee & Loveless

Escrow # N/A

Address: 101 South 200 East, Suite 700

City: Salt Lake City

State: UT

Zip: 84111

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)